

A CONFIRMING RESOLUTION designating an "Economic Revitalization Area" under I.C. 6-1.1-12.1 for property commonly known as 3101 East Washington Blvd., Fort Wayne, Indiana 46803. (Whitcomb Enterprise, Inc.)

WHEREAS, Common Council has previously designated and declared by Declaratory Resolution the following described property as an "Economic Revitalization Area" under Section 153.02 of the Municipal Code of the City of Fort Wayne, Indiana, of 1993, as amended and I.C. 6-1.1-12.1, to wit:

Attached hereto as "Exhibit A" as if a part herein;  
and

WHEREAS, said project will create 2 additional permanent jobs and 1 part-time position for a total additional annual payroll of \$50,000, with the average new annual job salary being \$16,667; and

WHEREAS, the total estimated project cost is \$185,000; and

WHEREAS, recommendations have been received from the Committee on Finance and the Department of Economic Development concerning said Resolution; and

WHEREAS, notice of the adoption and substance of said Resolution has been published in accordance with I.C. 6-1.1-12.1-2.5 and I.C. 5-3-1 and a public hearing has been conducted on said Resolution; and

WHEREAS, if said Resolution involves an area that has already been designated an allocation area under I.C. 36-7-14-39, The Fort Wayne Redevelopment Commission has adopted a Resolution approving the designation.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

1           **SECTION 1.** That, the Resolution previously designating the  
2 above described property as an "Economic Revitalization Area" is  
3 confirmed in all respects.

4           **SECTION 2.** That, the hereinabove described property is  
5 hereby declared an "Economic Revitalization Area" pursuant to  
6 I.C. 6-1.1-12.1, said designation to begin on the effective date  
7 of this Resolution and continue for a one (1) year period. Said  
8 designation shall terminate at the end of that one (1) year  
9 period.

10           **SECTION 3.** That, said designation of the hereinabove  
11 described property as an "Economic Revitalization Area" shall  
12 apply to a deduction of the assessed value of real estate.

13           **SECTION 4.** That, the estimate of the number of individuals  
14 that will be employed or whose employment will be retained and  
15 the estimate of the annual salaries of those individuals and the  
16 estimate of the value of redevelopment or rehabilitation all  
17 contained in Petitioner's Statement of Benefits are reasonable  
18 and are benefits that can be reasonably expected to result from  
19 the proposed described redevelopment or rehabilitation.

20           **SECTION 5.** The current year approximate tax rates for  
21 taxing units within the City would be:

- 22           (a) If the proposed development does not occur, the  
23 approximate current year tax rates for this site would  
24 be \$9.2773/\$100.  
25           (b) If the proposed development does occur and no deduction  
26 is granted, the approximate current year tax rate for  
27 the site would be \$9.2773/\$100 (the change would be  
28 negligible).  
29           (c) If the proposed development occurs and a deduction  
30 percentage of fifty percent (50%) is assumed, the  
31 approximate current year tax rate for the site would be  
32 \$9.2773/\$100 (the change would be negligible).

1       **SECTION 6.** Pursuant to I.C. 6-1.1-12.1, it is hereby  
2 determined that the deduction from the assessed value of the real  
3 property shall be for a period of ten (10) years.

4       **SECTION 7.** The benefits described in the Petitioner's  
5 Statement of Benefits can be reasonably expected to result from  
6 the project and are sufficient to justify the applicable  
7 deductions.

8       **SECTION 8.** For real property, a deduction application must  
9 contain a performance report showing the extent to which there  
10 has been compliance with the Statement of Benefits form approved  
11 by the Fort Wayne Common Council at the time of filing. This  
12 report must be submitted to the Allen County Auditor's Office and  
13 the City of Fort Wayne's Department of Economic Development and  
14 must be included in the deduction application. For subsequent  
15 years, the performance report must be updated within sixty days  
16 after the end of each year in which the deduction is applicable.

17       **SECTION 9.** The performance report must contain the  
18 following information:

- 19       A. The cost and description of real property improvements.
  - 20       B. The number of employees hired through the end of the
  - 21       C. The total salaries of the employees hired through the
  - 22       D. The total number of employees employed at the facility
  - 23       E. The total assessed value of the real property
  - 24       F. The tax savings resulting from the real property being
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1           **SECTION 10.** That, this Resolution shall be in full force  
2 and effect from and after its passage and any and all necessary  
3 approval by the Mayor.  
4

5  
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7 \_\_\_\_\_  
8 Member of Council

9 APPROVED AS TO FORM AND LEGALITY  
10

11   
12 \_\_\_\_\_  
13 J. Timothy McCaulay, City Attorney  
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Read the first time in full and on motion by Garner, seconded by Garner, and duly adopted, read the second time by title and referred to the Committee on Finance (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Common Council Conference Room 128, City-County Building, Fort Wayne, Indiana, on Thursday, the 9th day of May, 19 95, at 5:00 o'clock P.M., E.S.T.

DATED: 4-25-95

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Henry, seconded by Henry, and duly adopted, placed on its passage. PASSED LOST by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	<u>8</u>		<u>1</u>	
BRADBURY			<u>✓</u>	
EDMONDS	<u>✓</u>			
GIAQUINTA	<u>✓</u>			
HENRY	<u>✓</u>			
LONG	<u>✓</u>			
LUNSEY	<u>✓</u>			
RAVINE	<u>✓</u>			
SCHMIDT	<u>✓</u>			
TALARICO	<u>✓</u>			

DATED: 4-9-95

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne,

Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)

(SPECIAL) (ZONING) ORDINANCE RESOLUTION NO. 2-26-95

on the 9th day of May, 19 95

ATTEST:

(SEAL)

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Don J. Schmitter  
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on

the 10th day of May, 19 95,

at the hour of 11:00 o'clock A.M., E.S.T.

Approved and signed by me this 11th day of May,

19 95, at the hour of 11:30 o'clock A.M., E.S.T.

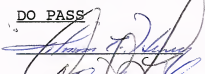
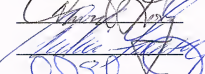
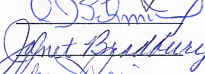
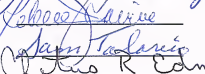
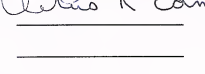
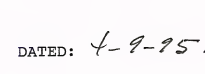



Paul Helmke  
PAUL HELMKE, MAYOR

BILL NO. R-95-04-14

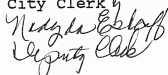
REPORT OF THE COMMITTEE ON  
FINANCE  
THOMAS C. HENRY - CHAIR  
MARK E. GIAQUINTA - VICE CHAIR  
ALL COUNCIL MEMBERS

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS  
REFERRED AN (~~ORDINANCE~~)X (RESOLUTION) confirming resolution designating  
an "Economic Revitalization Area" under IC 6-1.1-12.1 for property commonly  
known as 3101 East Washington Blvd., Fort Wayne, IN 46803 (Whitcomb  
Enterprise, Inc.)

HAVE HAD SAID (~~ORDINANCE~~) (RESOLUTION) UNDER CONSIDERATION  
AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID  
(~~ORDINANCE~~) (RESOLUTION)

DO PASS	DO NOT PASS	ABSTAIN	NO REC
			
			
			
			
			
			
			
			
			

DATED: 4-9-95.

Sandra E. Kennedy  
City Clerk  
  
Deputy Clerk

# CERTIFICATE OF SURVEY

OFFICE OF:

DONOVAN ENGINEERING

JOHN R. DONOVAN P.E. No. 9173 P.L.S. No. 9921 INDIANA

FRANCIS X. MUELLER P.L.S. No. S0193 INDIANA

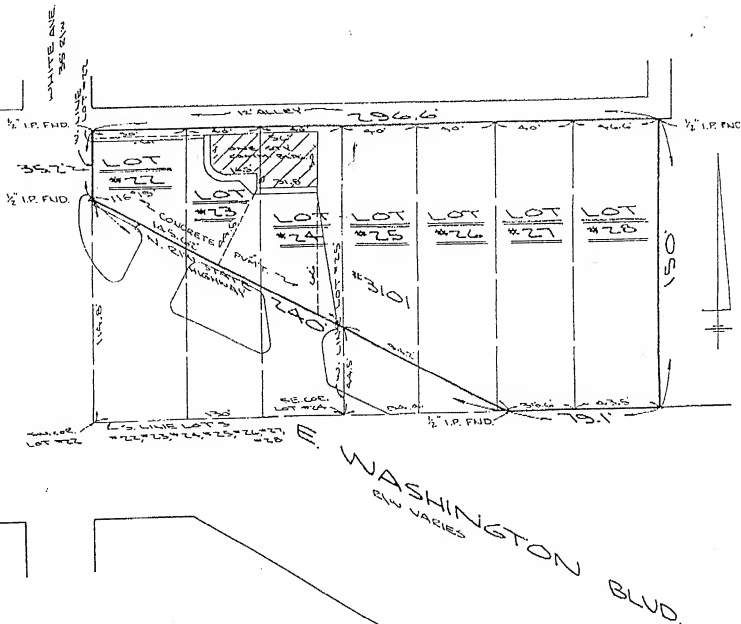
GREGORY L. ROBERTS P.L.S. No. S0548 INDIANA

FORT WAYNE, INDIANA

The undersigned Civil Engineer and Land Surveyor hereby certifies that he has made a resurvey of the real estate shown and described below.

Measurements were made and corners perpetuated as shown hereon, in accordance with the true and established lines of the property described, and in conformity with the records in the office of the County Recorder, ALLEN County, Indiana. No encroachments existed, except as noted below.

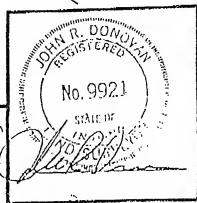
The description of the real estate is as follows, to wit: **SEE ATTACHED SHEET!**



Note: According to the Flood Insurance Rate Map (FIRM) number 18003C0280 D, dated Sept. 28, 1990, the herein described real estate is located in Zone "X", and is not in a flood hazard area.

RE-CERTIFIED 8-15-94

McNAMARA MOBILE HOME SALES INC.  
 25CH  
 TCOMB-N.J.S. REALTY



Admn. Appr. \_\_\_\_\_

DIGEST SHEET

R-95-01-14

TITLE OF ORDINANCE Confirming Resolution

DEPARTMENT REQUESTING ORDINANCE Department of Economic Development

SYNOPSIS OF ORDINANCE Whitcomb Enterprise, Inc. is requesting a tax abatement which would allow them to construct a 6000 sq. ft. pre engineered steel facility.

EFFECT OF PASSAGE Will allow for the creation of 2 full and 1 part-time position.

EFFECT OF NON-PASSAGE Project will not take place resulting in lost revenue in community.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \_\_\_\_\_

ASSIGNED TO COMMITTEE (PRESIDENT) Donald J. Schmidt





THE CITY OF FORT WAYNE

CITY-COUNTY BUILDING • ROOM 122 • FORT WAYNE, INDIANA 46802 • 219-427-1221

SANDRA E. KENNEDY, CITY CLERK

April 26, 1995

Ms. Connie Lambert  
Fort Wayne Newspapers, Inc.  
600 West Main Street  
Fort Wayne, IN 46802

Dear Ms. Lambert:

Please give the attached full coverage on the date of April 29, 1995, in both the News Sentinel and Journal Gazette.

RE: Legal Notice for Common Council  
of Fort Wayne, IN

Bills No. R-95-04-09 & R-95-04-10  
Bills No. R-95-04-11 & R-95-04-12  
Bills No. R-95-04-13 & R-95-04-14

Please send us 3 copies of the Publisher's Affidavit from both newspapers.

Thank you.

Sincerely yours,

Sandra E. Kennedy  
City Clerk

SEK/ne  
ENCL: 3

NOTICE OF PUBLIC HEARING  
FORT WAYNE  
COMMON COUNCIL

(RESOLUTIONS NO. R-95-04-13 AND R-95-04-14 )

NOTICE IS HEREBY GIVEN THAT THE COMMON COUNCIL OF THE  
CITY OF FORT WAYNE, INDIANA, APPROVED A RESOLUTION ON 4-25-95,  
DATE  
DESIGNATING PROPERTY AT 3101 East Washington Blvd., Fort Wayne,  
Indiana 46803 (Whitcomb Enterprises, Inc.)

AN ECONOMIC REVITALIZATION AREA. A DESCRIPTION OF THE AFFECTED  
AREA CAN BE INSPECTED IN THE COUNTY ASSESSOR'S OFFICE.

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER  
THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND  
CONFIRMED OR RESCINDED ON Tuesday, May 9, 1995, at 5:30 o'clock P.M.,

DATE, TIME & PLACE  
Common Council Conference Room 128, 1st Floor, City-County Building,  
One Main Street, Fort Wayne, IN

IF CONFIRMED, SAID DESIGNATING SHALL CONTINUE FOR ONE (1)  
YEAR AFTER CONFIRMATION.

ALL INTEREST PERSONS ARE INVITED TO ATTEND AND BE HEARD  
AT THE PUBLIC HEARING.

"REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN  
DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND  
FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION"  
SHOULD NOTIFY PUBLIC INFORMATION OFFICE (219)427-1120, TTY  
(219)427-1200, AT LEAST SEVENTY-TWO (72) HOURS PRIOR TO THE  
MEETING.

SANDRA E. KENNEDY  
CITY CLERK

FORT WAYNE COMMON COUNCIL  
(Governmental Unit)To: The Journal-Gazette  
P.O. Box 100  
Fort Wayne, IN  
Dr.

ALLEN County, Indiana

## PUBLISHER'S CLAIM

## LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of type in which the body of the advertisement is set)  
-- number of equivalent lines

Head -- number of lines

Body -- number of lines

Tail -- number of lines

Total number of lines in notice

## COMPUTATION OF CHARGES

45 lines, 1 columns wide equals 45 equivalent lines  
at .33 cents per line

\$ 14.85

Additional charge for notices containing rule or tabular work  
(50 percent of above amount)

Charge for extra proofs of publication (\$1.00 for each proof in excess of two)

1.00

TOTAL AMOUNT OF CLAIM

\$ 15.85

## DATA FOR COMPUTING COST

Width of single column 12.5 emsNumber of insertions 1Size of type 6 point

Pursuant to the provisions and penalties of Chapter 155, Acts 1953,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date: APRIL 29, 19 95Title: ClerkNOTICE OF PUBLIC HEARING  
FORT WAYNE  
COMMON COUNCIL(RESOLUTIONS NO. R-95-04-13 AND R-95-04-14)  
NOTICE IS HEREBY GIVEN THAT THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA, APPROVED A RESOLUTION ON 4-29-95, DESIGNATING PROPERTY AT 3101 East Washington Blvd., Fort Wayne, Indiana 46803 (Whitcomb Enterprises, Inc.)

AN ECONOMIC REVITALIZATION AREA A DESCRIPTION OF THE AFFECTED AREA CAN BE INSPECTED IN THE COUNTY ASSESSOR'S OFFICE.

COMMON COUNCIL WILL CONDUCT A PUBLIC HEARING ON WHETHER THE ABOVE DESCRIBED RESOLUTION SHOULD BE CONFIRMED, MODIFIED AND CONFIRMED OR RESCINDED ON Tuesday, May 9, 1995, at 5:30 o'clock P.M., Common Council Conference Room 125, 1st Floor, City-Courthouse Building, One Main Street, Fort Wayne, IN

IF CONFIRMED, SAID DESIGNATING SHALL CONTINUE FOR ONE (1) YEAR AFTER CONFIRMATION.

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"REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION" SHOULD NOTIFY PUBLIC INFORMATION OFFICE (219) 427-1120, TTY (219) 1200, AT LEAST SEVENTY-TWO (72) HOURS PRIOR TO THE MEETING.

SANDRA E. KENNEDY  
CITY CLERK  
#241945

4-29

## PUBLISHER'S AFFIDAVIT

State of Indiana )

) ss:

Allen County )

Personally appeared before me, a notary public in and for said county and state, the undersigned JULIE L ROHYANS who, being duly sworn, says that he/she is Clerk of the The Journal-Gazette newspaper of general circulation printed and published in the English language in the (city) (town) of Fort Wayne, IN in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 1 time, the dates of publication being as follows:

4-29-95

Subscribed and sworn to before me this 29th day of APRIL, 19 95MARY L ADKISON  
NOTARY PUBLIC STATE OF INDIANA  
ALLEN COUNTY  
MY COMMISSION EXP JUNE 14, 1997

My commission expires:

FORT WAYNE COMMON COUNCIL

(Governmental Unit)

To:

The News-Sentinel

Dr.

P.O. Box 100

Fort Wayne, IN

ALLEN

County, Indiana

## PUBLISHER'S CLAIM

## LINE COUNT

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Head -- number of lines \_\_\_\_\_

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Tail -- number of lines \_\_\_\_\_

Total number of lines in notice \_\_\_\_\_

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 at 33 cents per line

\$ 14.85

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 (50 percent of above amount)

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TOTAL AMOUNT OF CLAIM

\$ 15.65

## DATA FOR COMPUTING COST

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Pursuant to the provisions and penalties of Chapter 155, Acts 1953,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date: APRIL 29, 19 95Title: ClerkNOTICE OF PUBLIC HEARING  
FORT WAYNE  
COMMON COUNCIL

(RESOLUTIONS NO. R-95-04-13 AND R-95-04-14)  
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"REASONABLE ACCOMMODATIONS" FOR PERSONS WITH A KNOWN DISABLING CONDITION WILL BE CONSIDERED IN ACCORDANCE WITH STATE AND FEDERAL LAW. ANY PERSON NEEDING A "REASONABLE ACCOMMODATION" SHOULD NOTIFY PUBLIC INFORMATION OFFICE (219) 427-1120, TTY (219) 1200, AT LEAST SEVENTY-TWO (72) HOURS PRIOR TO THE MEETING.

SANDRA E. KENNEDY  
 CITY CLERK  
 #841942

4-29

## PUBLISHER'S AFFIDAVIT

State of Indiana )

) ss:

Allen County )

Personally appeared before me, a notary public in and for said county and state, the undersigned JULIE L. ROMYANS who, being duly sworn, says that he/she is Clerk of the The News-Sentinel newspaper of general circulation printed and published in the English language in the (city) (town) of Fort Wayne, IN in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 1 time \_\_\_\_\_, the dates of publication being as follows:

4-29-95

Subscribed and sworn to before me this 29th day of APRIL, 19 95

MARY L. ADKISON Notary Public

NOTARY PUBLIC STATE OF INDIANA  
ALLEN COUNTY

My commission expires:

MY COMMISSION EXP JUNE 14, 1997